



Amended City Council Agenda

Notice is hereby given that the City Council of the City of Hillsboro shall meet in regular session on Tuesday April 1, 2025 at 6:00 p.m. The meeting will be held at the Historic City Hall, 127 E. Franklin Street in Hillsboro, Texas. The matters to be discussed and acted upon are as follows:

1. Call Meeting to Order
2. Invocation
3. Pledge of Allegiance
4. Hear Statements from Persons Wishing to Address the Council

Consent Agenda

Agenda numbers 5 through 10 require no formal public hearing and are subject to being approved in a single motion. However, any City Council Member or the City Manager may remove an item from the Consent Agenda to allow discussion and voting on the item individually.

5. Deliberate and Act on the Approval of the Minutes for the Regular Meeting on March 18, 2025.
6. Act on the Approval of Bills.
7. Deliberate and Act on a Resolution Accepting the Recommendations of the Planning and Zoning Commission Approving a Specific Use Permit (SUP) for a Guest House at 201 Falcon Lane, Which is Located in the Single Family Residential (SF-9) Zoning District. A Guest House is Only Allowed with a Specific Use Permit (SUP) in the Single Family Residential (SF-9) Zoning District.
8. Deliberate and Act on a Resolution Accepting the Recommendations of the Planning and Zoning Commission to Re-Plat Lot 1, Block A, Southwest Outlet Center Addition, Becoming Lots 1-R, 2-X, 4-R and 5-X, Block A, Southwest Outlet Center Addition, in the City of Hillsboro; Being the Same Property by Reference as Recorded in Volume 2246, Page 345 of the Official Public Records of Hill County, Texas.
9. Deliberate and Act on a Resolution Accepting the Recommendations of the Planning and Zoning Commission to Re-Plat Lot 2, Block A, Southwest Outlet Center Addition, Becoming Lots 6-R and 7-X, Block A, Southwest Outlet Center Addition, in the City of Hillsboro; Being the Same Property by Reference as Recorded in Volume 2246, Page 345 of the Official Public Records of Hill County, Texas.

10. Deliberate and Act on a Resolution to Accept the Recommendations of the Planning and Zoning Commission to Conditionally Approve the Preliminary and Final Plat of Hillside Park Addition, Phase One, in the Extraterritorial Jurisdiction (ETJ) of the City of Hillsboro on a Certain Tract of Land Being 16.51 Acres Situated in the John E. Ross Abstract Survey, No. 750 and Being the Same Property by Reference as Recorded in Volume 2088, Page 5 of the Official Public Records of Hill County, Texas. Also Known as 1501 Highway 77.

Regular Agenda

11. Hold a Public Hearing, First Reading and Deliberate on an Ordinance Accepting the Recommendations of the Planning and Zoning Commission to Rezone Property Located to the West of North Outlet Drive and North of Old Brandon Road from Agricultural Residential (AR-1) and Commercial (C) to Multifamily Residential (MF-12); All that Certain Lot, Tract or Parcel of Land Located in Hill County, Texas and Being All of a 0.379 Acre Tract Situated in the W. Mills Abstract Survey, No. 638 and a Portion of a 38.758 Acre Tract Situated in the H. Weatherly Abstract Survey, No. 972; Being the Same Property by Reference as Recorded in Volume 2202, Page 712 and a Portion of the Property as Recorded in Volume 2202, Page 710.
12. Hold a Public Hearing, First Reading and Deliberate on an Ordinance Accepting the Recommendations of the Planning and Zoning Commission to Amend the Terms of the 2007 Zoning Ordinance, Known as Ordinance No. O2007-01-01 (Last Amended by O2025-02-01), Whereby the Purpose is to Amend Section 2.11, Permitted Use Legend and Table, and Section 3.24, “CBD” Central Business District Regulations, to Allow “Multifamily Dwellings Without Ground Floor Retail” with a Specific Use Permit (SUP) in the Central Business District (CBD).
13. Hold a Public Hearing, First Reading and Deliberate on an Ordinance Amending Article 4, Business Regulations, Section 4.1, Alcoholic Beverages, by Changing “Indoor Commercial Recreational Establishment” to “Commercial Recreational Establishment” and Amending the Definition.
14. Hold a Public Hearing, First Reading and Deliberate on an Ordinance on Amending Ordinance No. O2024-09-18, Comprehensive Fee Schedule, as Amended, Adopted on September 30, 2024, by Amending the Alcoholic Beverage Permit Fee Schedule.
15. Hear and Deliberate on City Manager’s Report.
 - a. Update on Strategic Goals 1-4
 - i. Ensure Responsible, Equitable Growth
 - ii. Foster Transparency and Connection
 - iii. Support Preservation and Beautification
 - iv. Deliver Efficient, Effective Government
 - b. Recent and Upcoming Staff Activity and Events
16. Hold a Closed Session Under the Provisions of Sections 557.071 of the Government Code (Economic Development.)

17. Reconvene in Open Session.

18. Deliberate and Act on Matters Discussed in Closed Session, If Any.

19. Adjourn